

CARMEL TECHNICAL ADVISORY COMMITTEE AGENDA

Date: March 21, 2007
Place: Department of Community Services Conference Room
3rd Floor - Carmel City Hall

Time: 9:00 AM

9:00 a.m. **Bub's Café:** The applicant seeks the following use variance & development standards variances for a café in a residential district:

Docket No. 07020017 UV Section 8.01.01 permitted uses

Docket No. 070020018 V Section 27.08 reduced # parking spaces

Docket No. 07020019 V Section 27.03.02 uncurbed parking area

The site is located at 220 2nd Street SW and is zoned R-2/Residence in the Old Town Overlay – Character Subarea. Filed by Matt & Rachel Frey. **Northern Heights, lot 7 –**

9:15 a.m. **TABLED???** **Applegate Condominiums :** The applicant seeks the following development standards variance and special use approvals:

Docket No. 07010002 V Section 23D.03.C.3.k(ii) maximum building height

Docket No. 07010003 V Section 23D.03.C.3.f(i) parking in front yard

Docket No. 07010004 V Section 23D.03.C.3.i(i) roof pitch

Docket No. 07010005 V Section 23D.03.C.3.a(ii) building mass/width

Docket No. 07010006 V Section 23D.03.C.3.e(ii) landscape requirements

Docket No. 07010007 SU Section 10.02.A special uses

Docket No. 07010014 V Section 23D.03.C.3.c.iii(b) lot coverage over 70%

The site is located at 130 2nd St. NW., and is zoned R-4/Residence within the Old Town Overlay/Character Subarea. Filed by Tom Lazzara for On Track Properties, Inc.

9:30 a.m. **Docket No. 07030001 Z: 10212-10218 North Michigan Road Rezone**
The applicant seeks to rezone 8.91 acres from I1 to B2 to allow for medium-density commercial retail development.
The site is located at 10212-10218 North Michigan Road and is within the US 421/Michigan Road Overlay. Filed by Joseph Calderon of Bose McKinney & Evans LLP for Thomas English Retail Real Estate LLC.

9:45 a.m. **Docket No. 07020029 SP: Village Green Section 2 Secondary Plat**
The applicant seeks to plat 8 blocks on 6.314 acres.
The site is located 211 West Smokey Row Road (136th St.) and is zoned PUD.
Filed by Jim Shields of Weihe Engineers Inc. for Drees Homes.

10:00 a.m. **Docket No. 07030005 TAC: Energy Center – City Center.**
The applicant seeks to construct the energy center to serve the Performing Arts Center.
The site is located at the intersection of 131st Street and Rangeline Road, and is zoned C1.
Filed by Karl Haas of Wallack, Somers, and Haas, PC for the CRC/City of Carmel.

10:15 **Docket No. 07030006 ADLS Amend: Red Robin – Clay Terrace**
The applicant seeks approval for the construction of a free-standing, 6,350-square foot restaurant with outdoor seating at Clay Terrace.
The site is located at the intersection of 146th Street and Clay Terrace Boulevard, and is zoned PUD.
Filed by John Finnemore of Red Robin, Inc.

10:30 **Docket No. 07030008 ADLS Amend: Midwest ISO – Security Fence**

The applicant seeks approval for the construction of perimeter fencing and additional landscaping related to the fence.

The site is located at 701 City Center Drive and is zoned M3/Industrial Park.

Filed by Fred Simmons of Simmons Architects, LLC for Midwest ISO.

10:45

Docket No. 07030009 SP: Longridge Estates – Section 4 Secondary Plat

The applicant seeks approval to plat 11 lots on 6.33 acres:

The site is located at 141st Street and Shelborne Road and is zoned S1/Residential.

Filed by Dennis Olmstead of Stoepelwerth & Associates, Inc for Platinum Properties, LLC.

11:00

Docket No. 07030010 SP: Towne Oak Estates Secondary Plat

The applicant seeks approval to plat 16 lots on 18.75 acres:

The site is located on Towne Road south of 131st Street and is zoned S1/Residential.

Filed by Eric Batt of Schneider Corporation for Towne East Development, LLC.